



**COUNTY OF PLACER**  
**Community Development Resource Agency**

John Marin, Agency Director

**PLANNING**

Michael J. Johnson, AICP  
Planning Director

**ZONING ADMINISTRATOR  
AGENDA  
FEBRUARY 21, 2008**

The Zoning Administrator will consider the following applications at a Public Hearing to be held in the CDRA Building, Planning Commission Hearing Room, at 3091 County Center Drive. Due legal notification of these applications was given to the interested public agencies, County Departments, and to property owners within 300 to 400 feet of the property lines of the subject property. If you challenge the proposed project in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the County at, or prior to, the public hearing. Administrative remedies must be exhausted prior to action being initiated in a court of law.

Placer County is committed to ensuring that persons with disabilities are provided the resources to participate fully in its public meetings. If you are hearing impaired, we have listening devices available. If you require additional disability-related modifications or accommodations, including auxiliary aids or services, please contact the Zoning Administrator Clerk. If requested, the agenda shall be provided in appropriate alternative formats to persons with disabilities. All requests must be in writing and must be received by the Clerk, five business days prior to the scheduled meeting for which you are requesting accommodation. Requests received after such time will be accommodated only if time permits.

1:30 P.M.  
LC

**VARIANCE, LANCASTER FAMILY TRUST (PVAAT20070832)**

Notice is hereby given that the Placer County Zoning Administrator will conduct a public hearing, on the date and at the time noted above, in order to consider a request from P. Vance and Christine Lancaster, for the approval of:

A Variance to the front (east) setback requirement of 75' from the centerline of the existing driveway easement to allow for setbacks of 33' and 46' from the centerline of the existing traveled way, and a Variance to the front (south) setback requirement of 75' from the centerline of the proposed driveway easement to allow for a setback of 49' from the centerline of the existing traveled way in order to construct two garages.

The subject parcel is approximately 10.17 acres and is located at 3365 Fruitvale Road on the north side of Fruitvale Rd. approximately 1.3 miles west of the intersection of Fowler Road and Fruitvale Road in the Lincoln area. The project site is zoned F-B-X-10 (Farm combining Building Site Size of 10 acres minimum). The Assessor Parcel Number is 031-300-029. The Zoning Administrator will consider adoption of a Categorical Exemption.

2:00 P.M.  
GH

**VARIANCE, JOHN BARNSDALE (PVAAT20080009)**

Notice is hereby given that the Placer County Zoning Administrator will conduct a public hearing, on the date and at time noted above, in order to consider a request from John Barnsdale, for the approval of:

A Variance to reduce the east side setback of 30 feet from property line to a setback of 10 feet from property line in order to allow for the expansion of an existing deck.

The proposed project is located on a 4.3-acre parcel located on the east side of Pondorex Way, approximately .3 mile from the intersection of Pondorex Road and Gregg Way (5125 Pondorex Road) in the Auburn area. The project site is zoned RS-AG-B-100 (Residential Single Family combining Agricultural combining Building Site Size 2.3 acres minimum). The Assessor Parcel Number is 077-032-010. The Zoning Administrator will consider adoption of a Categorical Exemption.